



Town of Merrimack, New Hampshire

Community Development Department

6 Baboosic Lake Road

Town Hall - Lower level - East Wing

Planning - Zoning - Economic Development - Conservation

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RESULTS OF MERRIMACK PLANNING BOARD TUESDAY, AUGUST 3, 2021

Planning Board members present: Robert Best; Paul McLaughlin; Barbara Healey (Town Council Ex-Officio); Lynn Christensen & Alternate Nelson Disco

Planning Board members absent: Neil Anketell; & Jaimie von Schoen

Staff present: Robert Price, Planning & Zoning Administrator

1. Call to Order

Robert Best called the meeting to order at 7:00 p.m., and designated Nelson Disco to sit for Neil Anketell.

2. Planning & Zoning Administrator's Report

The Board voted 5-0-0 to determine that the Jones/MacLean Lot Line Adjustment is not of regional impact, on a motion made by Lynn Christensen and seconded by Barbara Healey.

3. Garrett Burbee (applicant) and 385 DW Highway, LLC (owner) - Continued review for consideration of a Waiver of Full Site Plan Review to permit a mixed use development consisting of a single-family dwelling and contractor storage yard. The parcel is located at 385 Daniel Webster Highway in the C-1 (General Commercial), Aquifer Conservation and Elderly Housing Overlay Districts. Tax Map 4D-3, Lot 090. Case #PB2021-10. **This item is continued from the July 20, 2021 Planning Board meeting.**

Applicant was represented by: Garrett Burbee, 385 DW Highway, LLC

The Board voted 5-0-0 to accept the application for review, on a motion made by Lynn Christensen and seconded by Barbara Healey.

There was no public comment.

The Board voted 4-1-0 to grant a waiver of full site plan review, on a motion made by Lynn Christensen and seconded by Barbara Healey. Nelson Disco voted in opposition.

The Board voted 4-1-0 to grant conditional final approval to the application, on a motion made by Paul McLaughlin and seconded by Lynn Christensen. Nelson Disco voted in opposition.

4. Robert & Karen Curry (applicants/owners) - Review for acceptance and consideration of final approval for a two lot subdivision. The parcel is located at 2 County Road in the R-1 (Residential, by Map) and Aquifer Conservation Districts. Tax Map 3A, Lot 65. Case # PB2021-25.

Applicant was represented by: Matt Peterson, Keach-Nordstrom Associates, Inc.

The Board voted 5-0-0 to accept the application as complete, on a motion made by Lynn Christensen and seconded by Nelson Disco.

There was no public comment.

The Board voted 5-0-0 to grant conditional final approval on a motion made by Lynn Christensen and seconded by Paul McLaughlin.

5. **Robert Jones (applicant/owner) and Lloyd Maclean (owner)** – Review for acceptance and consideration of final approval for a lot line adjustment. The parcels are located at 47 Lamson Drive and 19 Winchester Drive in the R-4 (residential) district. Tax Map 2B, Lots 175 and 176. Case #PB2021-30.

Applicant was represented by: Robert Jones, 47 Lamson Drive.

The Board voted 5-0-0 to accept the application as complete, on a motion made by Paul McLaughlin and seconded by Nelson Disco.

There was no public comment.

The Board voted 5-0-0 to grant conditional final approval, on a motion made by Nelson Disco and seconded by Barbara Healey.

6. **Discussion/possible action regarding other items of concern**

- **408 Daniel Webster Highway – Request to reinstate an expired plan**

Discussion only.

7. **Approval of Minutes — July 20, 2021**

The Board voted 4-0-1 to approve the minutes of July 20, 2021 as submitted, on a motion made by Lynn Christensen and seconded by Barbara Healey. Nelson Disco abstained.

8. **Adjourn**

The Board voted 5-0-0 to adjourn at 7:50 p.m. on a motion made by Lynn Christensen and seconded by Barbara Healey.